

**MINUTES OF A REGULAR VOTING MEETING OF THE**

**FAIRFIELD PLANNING COMMISSION**

**JULY 22, 2009**

Jerry Dailey, Chairman, called the Regular Voting Meeting of the Fairfield Planning Commission to order.

Members present: Jerry Dailey, Jeff Holtegel, Deborah Rhees, Terry Senger and Don Hassler.

Deborah Rhees, seconded by Jeff Holtegel, made a motion to excuse Scott Lepsky. Motion carried 5 – 0. (Scott Lepsky arrived later during the meeting.)

**MINUTES OF THE PREVIOUS MEETING:**

The minutes of the previous meeting, held July 8, 2009, were approved as submitted.

**OLD BUSINESS:**

T-Mobile Sign Appeal – 5174 Pleasant Ave. (Tabled)

Erin Donovan explained the applicant is still working on the final design so this item needs to remain tabled.

**NEW BUSINESS:**

Design Review Committee Items:

Little Novelty Gift Shop – Building Sign Face Change – 5096 Pleasant Ave.

Erin Donovan stated this business is locating in the old Jersey's Unlimited space next to Subway. The Design Review Committee was concerned with the brightness of the yellow background. A representative was not in attendance at their meeting so Design Review recommended a color chip be presented at the Planning Commission meeting for approval. There have been two signs with bright yellow backgrounds that the Design Review Committee recommended by toned down. The owner of the tobacco store changed her background to blue and the Lee's Chinese Restaurant used a more golden yellow which was Pantone color C116.

Tom Stagman, applicant, showed the Commission a yellow color sample which his sign company said was Pantone C116. Deborah Rhees informed the Commission that Design Review was fine if the yellow was the same color of the Lee's sign.

Jeff Holtegel, seconded by Terry Senger, made a motion to approve the building sign for Little Novelty Gift Shop at 5096 Pleasant Avenue using Pantone color C116 as the yellow background.

Motion carried 5-1; Jerry Dailey dissenting.

New Panel on Existing Pole Sign – Haughey & Deters Attorneys at Law – 722 Nilles Rd.

Erin Donovan stated this is an additional sign proposed on an existing pole sign at Village Center. An applicant was not present at Design Review but they did approve it with conditions. The first was they the owner supply the store front footage so the total amount of permitted signage could be calculated. This was done and they are well within their limits. The proposed sign is red with white lettering and is non-illuminated. Back in 2002, the owner of the property presented a sign package for the entire center. This entailed removing roof signs and installing a green awning on which the business names would be placed in white lettering. The applicant submitted another sign copy showing a green background. Lastly, all obsolete signage is to be removed.

Ms. Donovan asked the applicant if they plan on placing signage on the awning and Mr. Haughey stated it would say Law Office. Ms. Donovan stated they still have 15 s.f. left in which to do this.

Mr. Haughey was asked if the green background was acceptable and he stated it was.

Jeff Holtegel, seconded by Deborah Rhees, made a motion to approve the new panel on the existing pole sign for Haughey and Deters, 722 Nilles Road, with the green background as submitted to the Commission this evening.

Motion carried 6 – 0.

**GENERAL DISCUSSION:**

Erin Donovan informed the Commission that the discussion on the renewable energy will take place August 26<sup>th</sup>.

Terry Senger updated the Commission on the status of the Fair Plaza Demo and Retention Pond project. Demolition of 2/3 of the plaza should start next month.

Being no further business, the meeting adjourned.

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Jerry L. Dailey, Chairman

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Peggy Flaig, Clerk